

**NEWTON PLANNING BOARD  
NEWTON MUNICIPAL BUILDING  
39 Trinity Street, Newton, NJ 07860  
AGENDA  
July 21, 2021 at 7:00 p.m.**

**SUNSHINE STATEMENT**

“Adequate notice of this meeting of the Newton Planning Board has been provided in accordance with the Open Public Meetings Act (Chapter 231.P.L. 1975).”

**RULES**

No new testimony after 10:30 p.m. Comments from each member of the public are limited to 5 minutes during the public portion of the meeting. The Board Engineer and Board Planner are sworn in at the beginning of each year and are deemed to be under oath on a continuing basis

**SALUTE TO THE FLAG & ROLL CALL**

Regular Members: Mr. Flaherty, Mr. Marion, Mr. Wink, Mrs. Vrahnos, Mrs. Hall-Romer, Mr. Dickson, Mr. Schlaffer, Mr. Russo, Jr., Mr. Le Frois

Alternate Members: Mr. Ragsdale, Mr. Schick, Mr. Ricciardo, Mrs. Le Frois

**CONSIDERATION OF MINUTES**

- 1) May 19, 2021
- 2) June 16, 2021

**HISTORIC RESOLUTIONS**

**RESOLUTIONS**

- 1) Merriam Gateway Apartments, Inc. (#P-3-2021)  
Block: 18.02, Lot(s): 14 & 15  
69 Sparta Avenue & 75 Sparta Avenue  
The Resolution grants minor site plan & conditional use approval for a residential treatment center.

**OLD BUSINESS**

**NEW BUSINESS**

- 2) Emerger Property Group (#P-5-2021)  
Block: 8.04, Lot(s): 6  
185 Spring Street  
The Applicant is requesting minor subdivision, minor site plan, and variance approval to permit building renovations.

**CORRESPONDENCE**

- 1) Ordinance 2021-13 An Ordinance to Amend, Revise, and Supplement Ordinance No. 2021-12, “An Ordinance Amending, Revising, and Supplementing Sections 320-2C “Permitted Uses”, 320-3 “Definitions” and 320-28 “Conditional Uses” of the Zoning Code of the Town of Newton of Newton to Regulate the Cultivation, Processing, Sales, and Distribution of Legal Cannabis within the Town of Newton”.

**EXECUTIVE SESSION**

**PUBLIC PORTION**

**ADJOURNMENT**